

Single Family Residence

RESIDENTIAL

44730 FOREST RUN RD

RACINE, OH 45771

\$137,460 TopHap Estimate · \$94 / ft² · confidence 78 · as of Jul 14, 2026

1

BATHS

1,456 ft²

LIVING AREA

2 ac

LOT SIZE

1987

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$137K

\$107K low

\$168K high

Last Sale

\$109,200 · Mar 18, 2020

Est. Owner Equity

\$137,460

TAX & ASSESSMENT

Property Tax	\$1,671 (2025)
Assessed Value	\$50,710
Previous Assessed	\$41,390
Assessor Market Value	\$144,870

PROPERTY FACTS

Property Type	Single Family Residence
County	Meigs
Lot (acres)	2.00
Construction	Frame (Unspecified)
Roof	Metal
Heating	Central
Cooling	Central
Pool	Above-Ground Pool

Deck · 320 ft²

Shed · 216 ft²

Porch · 368 ft²

CLIMATE RISK

1 FLOOD	16 WILDFIRE	78 HEAT	86 STORM	16 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 13, 2020	Resale	Warranty Deed	\$109,200	\$75	\$104K
Jan 11, 2013	Resale	Survivorship Deed	\$158,667	\$109	\$122K
Dec 8, 2008	Resale	Warranty Deed	\$96,667	\$66	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Southern Elementary School	Elementary	PK–8	4.6 mi
Southern High School	High	9–12	4.7 mi

District: Southern Local School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 45771

130 CRIME INDEX	159 AIR POLLUTION	4,004 POPULATION	\$53K MEDIAN IN-COME	54°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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